

NEWPORT BEACH ZONING ADMINISTRATOR MINUTES
Council Chambers – 3300 Newport Boulevard
Wednesday, February 15, 2012
REGULAR HEARING
3:30 p.m.

- Staff Present: Brenda Wisneski, Zoning Administrator
Erin Steffen, Planning Technician
Makana Nova, Assistant Planner

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the condition to accommodate this situation and noted that a planting plan would be provided in place of a building permit.

The Zoning Administrator opened the public hearing. Steve Shepherd, contact for the project, verified that the applicant understood and accepted all of the conditions of approval. There were no other public comments.

Zoning Administrator Wisneski stated that she agreed with the facts in support of the findings in the draft resolution and added the following language to Condition No. 12 of the draft resolution, "If building permits are not required for the scope of work at 3142 Balboa Boulevard, a planting plan demonstrating the 40-square-foot reduction in the outdoor dining patio shall be submitted to the Planning Division prior to the issuance of building permits for 3138 Balboa Boulevard." The Zoning Administrator approved the application and adopted the resolution.

Action: Approved

4. PUBLIC COMMENTS ON NON-AGENDA ITEMS:

None.

ADJOURNMENT – The hearing was adjourned at 3:43 p.m.